

MEMORANDUM

TO: PLANNING COMMISSION

FROM: Ken Bassett, City Manager

RE: *Agenda Items of October 11, 2016 Meeting.*

STANDING BUSINESS

1. Welcome and Designation of Chair and Members
2. Approval of Minutes of September 13, 2016 (**TAB 1**)

B. PUBLIC HEARING – 7:05 P.M.

1. Request for Recommendation to Consider Amending the Vernal City Municipal Planning and Zoning Code – Chapter 16.04 Definitions, Chapter 16.06 Administration and Procedures, Chapter 16.14 Conditional Uses, Chapter 16.16 Planned Residential Unit Development, Chapter 16.22 Home Occupations, Chapter 16.24 Supplementary Regulations, Chapter 16.26 Off-Street Parking and Vehicle Access Standards, Chapter 16.27 Landscaping Requirements, Chapter 16.36 R-1 Residential Zone, Chapter 16.38 RA-1 Residential-Agricultural, Chapter 16.20 R-2 Residential Zone, Chapter 16.42 R-3 Residential Zone, Chapter 16.48 C-2 and CC-1 Commercial Zones, Chapter 16.50 CP-2 and CCP-1 Planned Commercial Zones, Chapter 16.52 I-1 Industrial Zones, Chapter 16.54 F-1 and P-1 Fairgrounds and Park Zones, Chapter 16.55 HC-1 Health Care Zone, 16.56 Manufactured Home Park and Travel Trailer Court Regulations, Chapter 16.58 Subdivision Code, and Chapter 16.60 Master Site Plan – Ordinance No. 2016-13 (**TAB 2**)

Included in your packet are several ordinance changes which I am recommending be considered by the Planning Commission and later by the City Council. These ordinance changes provide some housekeeping items that need to be done in the code as well as clearing up some inconsistencies with ordinances that have been adopted and are not consistent with old code sections that are found in the planning code. In two or three instances we will talk about change of policy regarding the process that we go through in the review of both planning and land use issues. I would ask that you read through the ordinances and jot down any notes or questions you might have in order that we can cover that in the discussion.

For your information, the Hospital has completed its final revisions to its site plan. The dental office of Tyler Shiner is making revision to their site plan and we are presently making the first review of the site plan of the soda shack located in front of Jiffy Pawn.

I anticipate Allen Parker will be returning to Vernal by the end of the month and resuming his responsibilities in the Planning Department. It has been a pleasure working with you briefly and wish you the best as you continue your assignments on the Planning Commission.

C. DISCUSSION

1. Planning Commission Vacancies – Ken Bassett